



ZONING HEARING

COMMUNITY ZONING APPEALS BOARD - 11
Thursday, January 11, 2007 - 7:00 p.m.
ARVIDA MIDDLE SCHOOL

The list below contains zoning items which may be of interest to your immediate neighborhood.

1. COURTNEY GROVE LLC (05-412)

Location: 15901 SW 157 Avenue, Miami-Dade County, Florida (9.95 Acres).

The applicant is requesting a zone change from interim district to single-family modified estate district, on this site.

2. SUNWEST LLC (06-190)

Location: 7300 SW 152 Avenue, Miami-Dade County, Florida (0.97 Acre).

The applicant is requesting a zone change from limited business district to special business district, a special exception to permit a self-storage facility and manager's apartment, and to permit a lot coverage and a floor area ratio greater than permitted, on this site.

3. CESAR CASTILLO & DIRA SORIA (06-216)

Location: 5102 SW 159 Court, Miami-Dade County, Florida (6,000 sq. ft.).

The applicants are requesting to permit a covered terrace, an existing single-family residence and an above-ground swimming pool setbacks to be less than required from property lines.

4. FELIPE DE JESUS GASCON (06-231)

Location: 16544 SW 75 Terrace, Miami-Dade County, Florida (0.21 Acre).

The applicant is requesting to permit a covered terrace addition to a single-family residence setbacks to be less than required from property lines.

5. GREC HOMES I, INC. (06-275)

Location: The southwest corner of SW 104 Street and SW 178 Avenue, A/K/A: 10450 SW 178 Avenue, Miami-Dade County, Florida (5 Gross Acres).

The applicant is requesting to permit a single-family residence setback to be less than required from property line.

Multiple members of individual community councils may be present.

All persons are entitled to attend and to speak at zoning hearings. However, the courts have ruled that it is improper to contact a Board member individually, either orally or in writing, about zoning applications. Those items not heard prior to the ending time for this meeting, will be deferred to the next available zoning hearing meeting date for this Board.

Registration is available to any Homeowner's Association desiring that notice be provided to its president on zoning hearings involving its area of interest. For more information on this registration procedure, please call (305) 375-2565. If you are in need of a translator at the Hearing, one can be provided for you at no charge. To arrange for translating service, please call the Zoning Agenda Coordinator's Office at (305) 375-1244 at least two weeks in advance of the meeting date.

Maps and other data pertaining to these items are available for inspection at the **MIAMI-DADE COUNTY DEPARTMENT OF PLANNING AND ZONING**, 11th Floor, 111 NW First Street, Miami, Florida. If further information is desired, call (305) 375-2640, Hearing Section. Please refer to the hearing number when making an inquiry.

Miami-Dade County provides equal access and equal opportunity in employment and does not discriminate on the basis of disability in its programs or services. For material in alternate format, a sign language interpreter or other accommodations, please call the Planning and Zoning Department's ADA Coordinator, at (305) 375-2936 at least five days in advance of the meeting.

* A person who decides to appeal any decision made by any board, agency or commission with respect to any matter considered at this meeting or hearing, will need a record of the proceedings. Such person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based five days in advance.